

009.A

0002

0042.0

Map

Block

Lot

1 of 1

Condominium

CARD ARLINGTON

APPRaised:

Total Card / Total Parcel

332,600 / 332,600

USE VALUE:

332,600 / 332,600

ASSESSED:

332,600 / 332,600

PROPERTY LOCATION

No	Alt No	Direction/Street/City
12		POND LN, ARLINGTON

OWNERSHIP	Unit #:	42
Owner 1: SANTIAGO CARRIE		
Owner 2:		
Owner 3:		

Street 1: 12 POND LN APT 42
Street 2:

Twn/City: ARLINGTON
St/Prov: MA
Postal: 02474

PREVIOUS OWNER
Owner 1: SANTIAGO CARRIE & JOSE A -
Owner 2: -
Street 1: 12 POND LN APT 42
Twn/City: ARLINGTON
St/Prov: MA
Postal: 02474

NARRATIVE DESCRIPTION	
This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1972, having primarily Brick Exterior and 715 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 3 Rooms, and 1 Bdrm.	

OTHER ASSESSMENTS	
Code	Descrip/No

PROPERTY FACTORS	
Item	Code
Z	R6
o	APTS LOW
n	water
	Sewer
	Electri
Census:	Exempt
Flood Haz:	
D	Topo
s	Street
t	Gas:

LAND SECTION (First 7 lines only)	
Use Code	Description
102	Condo
0	0
Sq. Ft.	Site
0	0.00
6032	

IN PROCESS APPRAISAL SUMMARY

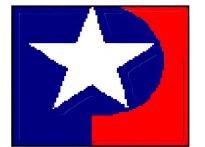
Use Code		Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102		0.000	332,600			332,600		57226
								GIS Ref
								GIS Ref
								Insp Date
								10/13/17

PREVIOUS ASSESSMENT									Parcel ID	009.A-0002-0042.0	1877!
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date	
2020	102	FV	323,200	0	.	.	323,200	323,200	Year End Roll	12/18/2019	
2019	102	FV	305,000	0	.	.	305,000	305,000	Year End Roll	1/3/2019	
2018	102	FV	252,600	0	.	.	252,600	252,600	Year End Roll	12/20/2017	
2017	102	FV	189,900	0	.	.	189,900	189,900	Year End Roll	1/3/2017	
2016	102	FV	189,900	0	.	.	189,900	189,900	Year End	1/4/2016	
2015	102	FV	195,900	0	.	.	195,900	195,900	Year End Roll	12/11/2014	
2014	102	FV	188,500	0	.	.	188,500	188,500	Year End Roll	12/16/2013	
2013	102	FV	188,500	0	.	.	188,500	188,500		12/13/2012	

SALES INFORMATION		TAX DISTRICT		PAT ACCT.	
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price
SANTIAGO CARRIE	75967-350	1	10/23/2020	Convenience	1
RANDALL MARTHA	54676-202		5/12/2010		180,000
	20048-599		8/1/1989		1
					No No Y

BUILDING PERMITS										ACTIVITY INFORMATION			
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment		Date	Result	By	Name
6/22/2010	725	Redo Kit	3,980							10/13/2017	Measured	DGM	D Mann
										5/6/2000		197	PATRIOT

Sign:	VERIFICATION OF VISIT NOT DATA	/	/



EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH									
Type: 7	- Condo Garden			Full Bath: 1	Rating: Average			Building Number 1.													
Sty Ht: 1	- 1 Story			A Bath:	Rating:																
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:																
Foundation: 3	- BrickorStone			A 3QBth:	Rating:																
Frame: 2	- Steel			1/2 Bath:	Rating:																
Prime Wall: 7	- Brick			A HBth:	Rating:																
Sec Wall:				OthrFix:	Rating:																
Roof Struct: 4	- Flat			OTHER FEATURES																	
Roof Cover: 4	- Tar & Gravel			Kits: 1	Rating: Good			RESIDENTIAL GRID													
Color: BRICK				A Kits:	Rating:			1st Res Grid	Desc: Line 1	# Units: 1											
View / Desir: N	- NONE			Frl:	Rating:			Level	FY LR DR D K FR RR BR FB HB L O												
GENERAL INFORMATION				WSFlue:	Rating:			Other													
Grade: C	- Average			CONDOS INFORMATION				Upper													
Year Blt: 1972	Eff Yr Blt:			Location: RS	- Right Side			Lvl 2													
Alt LUC:	Alt %:			Total Units:				Lvl 1													
Jurisdct: G12	Fact: .			Floor: 4	- 4th Floor			Lower													
Const Mod:				% Own: 1.730900049				Totals	RMS: 3	BRs: 1	Baths: 1	HB									
Lump Sum Adj:				Name: 17 - 6032				REMODELING				RES BREAKDOWN									
INTERIOR INFORMATION				DEPRECIATION				Exterior:	No Unit	RMS	BRs	FL									
Avg Ht/FL: STD				Functional:				Interior:	1	3	1	0									
Prim Int Wall: 2	- Plaster			Economic:				Additions:													
Sec Int Wall:				Special:				Kitchen:													
Partition: T	- Typical			Override:				Baths:													
Prim Floors: 4	- Carpet			Total:		28.2	%	Plumbing:													
Sec Floors:				CALC SUMMARY				Electric:													
Bsmnt Flr:				Basic \$ / SQ: 320.00	COMPARABLE SALES			Heating:													
Subfloor:				Size Adj.: 1.33916092	Rate	Parcel ID	Typ	Date	Sale Price				General:								
Bsmnt Gar:				Const Adj.: 1.04957998																	
Electric: 3	- Typical			Adj \$ / SQ: 449.778																	
Insulation: 2	- Typical			Other Features: 34750																	
Int vs Ext: S				Grade Factor: 1.00																	
Heat Fuel: 1	- Oil			NBHD Inf: 1.29999995																	
Heat Type: 3	- Forced H/W			NBHD Mod:																	
# Heat Sys: 1				LUC Factor: 1.00																	
% Heated: 100				Adj Total: 463244																	
Solar HW: NO	Central Vac: NO			Depreciation: 130635																	
% Com Wall	% Sprinkled:			Depreciated Total: 332609																	
MOBILE HOME				WtAv\$/SQ:	AvRate:	Ind.Val															
Make: [] Model: []																					
Serial #: [] Year: [] Color: []																					
SPEC FEATURES/YARD ITEMS				PARCEL ID 009.A-0002-0042.0								IMAGE									
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	AssessPro Patriot Properties, Inc			
More: N				Total Yard Items: []				Total Special Features: []				Total: []									